



20070511000221590 1/3 \$22.00  
Shelby Cnty Judge of Probate, AL  
05/11/2007 09:59:02AM FILED/CERT

STATE OF ALABAMA  
COUNTY OF Shelby



8416-I-AL  
(12-2006)

Preparer's name and address:

Becky Grinder

118 Cedar Cove Dr.

Pelham, AL 35124

Grantee's Address:

BellSouth Telecommunications, Inc.

3196 Highway 280

Room 102N

Birmingham, AL 35243

### EASEMENT

For and in consideration of five thousand dollars (\$ 5,000.00 ) and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, the undersigned owner(s) of the premises described below, hereinafter referred to as Grantor, do(es) hereby grant to BELLSOUTH TELECOMMUNICATIONS, INC., a Georgia corporation, its licensees, agents, successors, assigns, and allied and associated companies, hereinafter referred to as Grantee, an easement to construct, operate, maintain, add, and/or remove such systems of communications, facilities, standby generators and associated fuel supply systems as a means of providing uninterrupted service during commercial power outages, or related services as the Grantee may from time to time require upon, over, and under a portion of the lands described in Deed Book 199302500035001, page Shelby Shelby County, Alabama Records, and, to the fullest extent the Grantor has the power to grant, upon, over, along, and under the roads, streets, or highways adjoining or through said property. The said easement is more particularly described as follows:

All that tract or parcel of land lying in Section 16, Township 19S, Range 2W, Huntsville Meridian, Jefferson Shelby Country, State of Alabama, consisting of a ( ☐ strip ) ( ☒ parcel ) of land 20 ft x 20 ft easement with 10 ft strip for access as shown on attached survey and hereby made a part of this document. Attachment A.

The following rights are also granted: the exclusive right to allow any other person, firm, or corporation to attach wires or lay cable or conduit or other appurtenances upon, over, and under said easement for communications or electric power transmission or distribution; ingress to and egress from said easement at all times; the right, but not the obligation, to clear the easement and keep it cleared of all trees, undergrowth, or other obstructions; the right, but not the obligation, to trim and cut and keep trimmed and cut all dead, weak, leaning, or dangerous trees or limbs outside the easement which might interfere with or fall upon the lines or systems of communication or power transmission or distribution; the right to relocate said facilities, systems of communications, or related services on said lands to conform to any future highway relocation, widening, or improvements; the right to test and maintain generators and associated equipment; and the right to allow any other person, firm, or corporation to provide for fuel/energy distribution to equipment placed on the site.

To have and to hold the above granted easement unto BellSouth Telecommunications, Inc., its licensees, agents, successors, assigns, and allied and associated companies forever and in perpetuity.

Grantor warrants that Grantor is the true owner of record of the above described land on which the aforesaid easement is granted.

PMT 73040

SPECIAL STIPULATIONS OR COMMENTS:

The following special stipulations shall control in the event of conflict with any of the foregoing easement:

**BellSouth to replace property owners fence to enclose his backyard leaving our easement outside of fence.**

**BellSouth to move owners current double gate down the side of fence next to easement and install culvert for him to have access to get his truck in his backyard. Please contact property owner, Jim Woodward for access to do work at 989-0777.**

In witness whereof, the undersigned has/have caused this instrument to be executed on the 16th day of April, 2007.

Signed, sealed and delivered in the presence of:

Becky Grinder  
Witness  
(Print Name) Becky Grinder

Larry Grinder  
Witness  
(Print Name) Larry Grinder

James E. Woodward L.S.  
Grantor James E. Woodward  
(Print Name and Address) 2460 Valleybrook Dr.  
Birmingham, AL 35244

Linda H. Woodward L.S.  
Grantor Linda H. Woodward  
(Print Name and Address) 2460 Valleybrook Dr.  
Birmingham, AL. 35244

State of Alabama, County of \_\_\_\_\_

I, \_\_\_\_\_, Notary Public in and for said County in Alabama, hereby certify that \_\_\_\_\_ whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, he/she executed the same voluntarily on the day the same bears date.

Witness my hand and official seal in the County and State last aforesaid this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
Notary Public  
(Print Name) \_\_\_\_\_

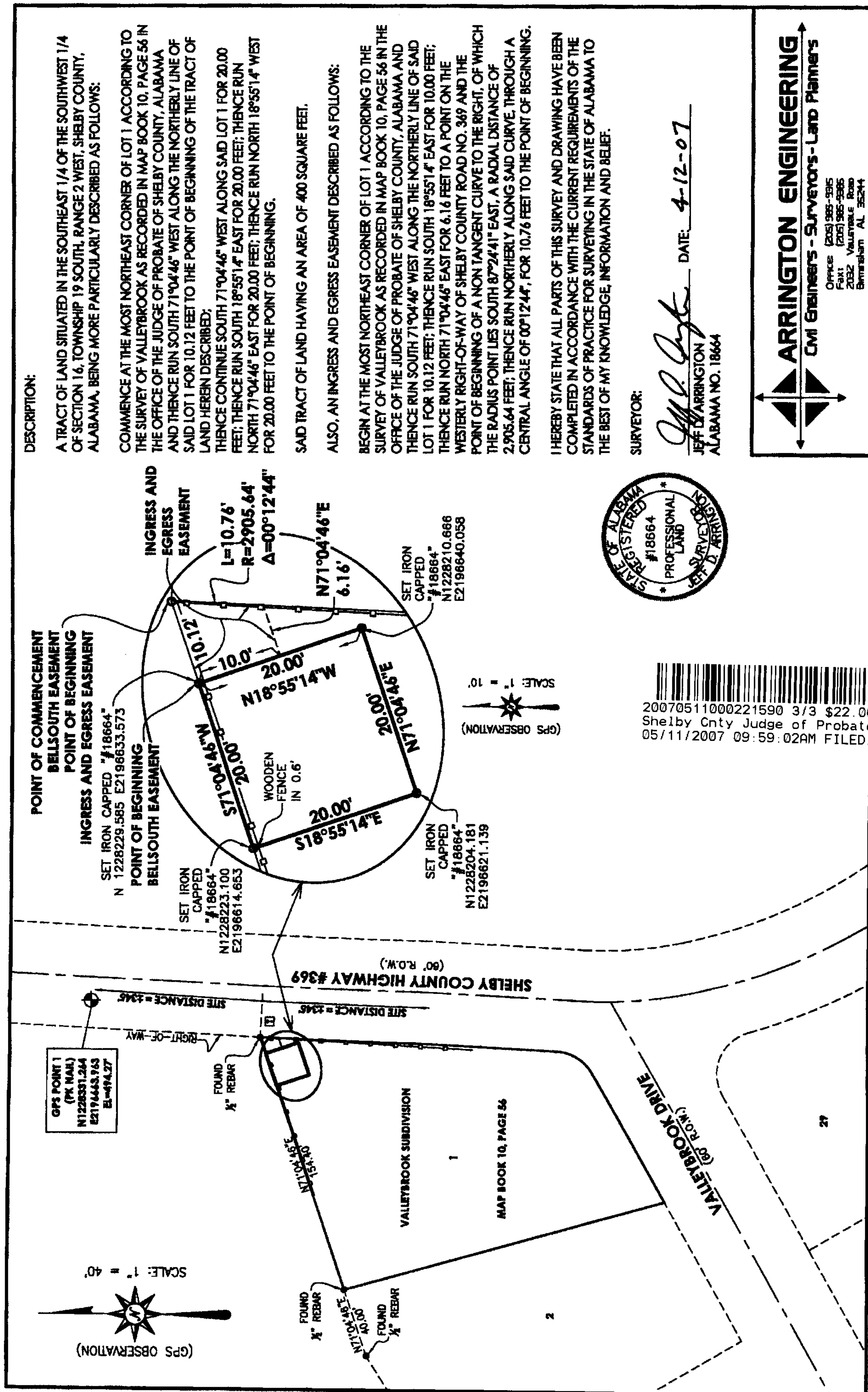
My Commission Expires: \_\_\_\_\_

TO BE COMPLETED BY BELL SOUTH TELECOMMUNICATIONS, INC.

District	FRC	Wire Center/NXX	Authority
Drawing	Area Number	Plat Number	RWID
Approval	Title		



ATTACHMENT A



DESCRIPTION:

A TRACT OF LAND SITUATED IN THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 16, TOWNSHIP 19 SOUTH, RANGE 2 WEST, SHELBY COUNTY, ALABAMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE MOST NORTHEAST CORNER OF LOT 1 ACCORDING TO THE SURVEY OF VALLEYBROOK AS RECORDED IN MAP BOOK 10, PAGE 56 IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA AND THENCE RUN SOUTH 71°04'46" WEST ALONG THE NORTHERLY LINE OF SAID LOT 1 FOR 10.12 FEET TO THE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED;  
THENCE CONTINUE SOUTH 71°04'46" WEST ALONG SAID LOT 1 FOR 20.00 FEET; THENCE RUN SOUTH 18°55'14" EAST FOR 20.00 FEET; THENCE RUN NORTH 71°04'46" EAST FOR 20.00 FEET; THENCE RUN NORTH 18°55'14" WEST FOR 20.00 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND HAVING AN AREA OF 400 SQUARE FEET.

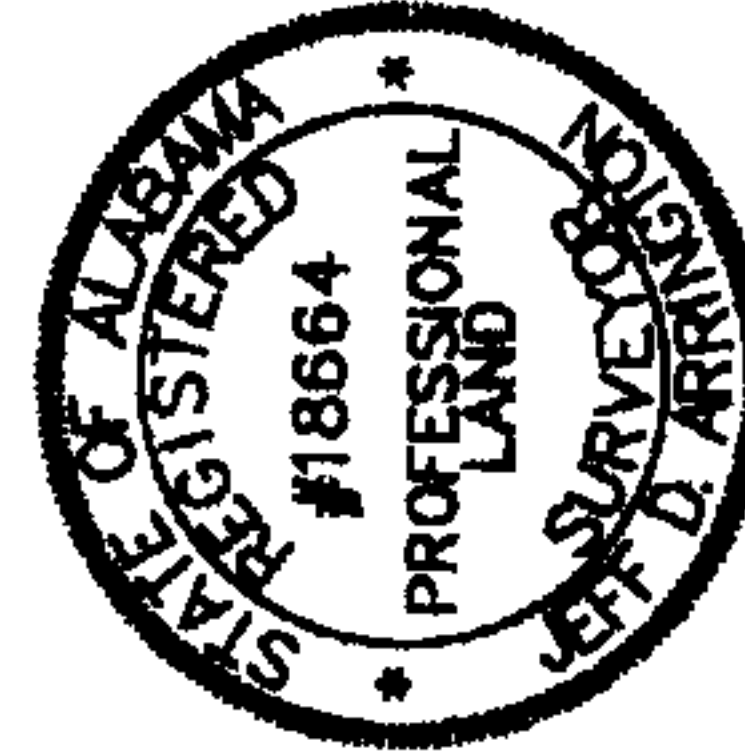
ALSO, AN INGRESS AND EGRESS EASEMENT DESCRIBED AS FOLLOWS:

BEGIN AT THE MOST NORTHEAST CORNER OF LOT 1 ACCORDING TO THE SURVEY OF VALLEYBROOK AS RECORDED IN MAP BOOK 10, PAGE 56 IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA AND THENCE RUN SOUTH 71°04'46" WEST ALONG THE NORTHERLY LINE OF SAID LOT 1 FOR 10.12 FEET; THENCE RUN SOUTH 18°55'14" EAST FOR 10.00 FEET; THENCE RUN NORTH 71°04'46" EAST FOR 6.16 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY OF SHELBY COUNTY ROAD NO. 369 AND THE POINT OF BEGINNING OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES SOUTH 87°24'41" EAST, A RADIAL DISTANCE OF 2,905.64 FEET; THENCE RUN NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 00°12'44", FOR 10.76 FEET TO THE POINT OF BEGINNING.

I HEREBY STATE THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

SURVEYOR:

*Jeff D. Arrington* DATE: 4-12-07  
JEFF D. ARRINGTON  
ALABAMA NO. 18664



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**ARRINGTON ENGINEERING**  
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